



District 4 Advisory Board Agenda

Monday, December 4, 2023 • 6:30 pm

Alford Branch Library • 3447 S Meridian Ave, Wichita, KS 67217

Virtual Meeting Option • [Zoom](#) and YouTube Live

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Virtual Meeting Access Information

This meeting is held in person at the Alford Branch Library, 3447 S Meridian.

Residents who are unable to attend the DAB 4 meeting in person or who would prefer to attend remotely have the option to participate in the DAB 4 meeting virtually via the [Zoom](#) platform or to watch the meetings live on the [City's YouTube Channel](#). Zoom meeting details are below.

Join [Zoom](#) meeting on a computer, tablet, or smartphone

- Click on the link below and enter the meeting ID and passcode.
 - <https://us06web.zoom.us/j/83895230425?pwd=blB2c0huZTdWSGV1Ujl1N29YckVrZz09>
 - Meeting ID: 838 9523 0425
 - Passcode: 558258

Join Zoom meeting via telephone (audio only)

- Dial +1 312 626 6799 US and enter the meeting ID and passcode listed above.
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Order of Business

- **Call to Order**
 - **Pledge of Allegiance**
 - **Approval of Agenda** for December 4, 2023
 - **Approval of Minutes** for November 6, 2023
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Staff Reports

1. Wichita Fire Department

Fire Personnel will present District 4 fire incident statistics, discuss relevant safety topics, provide department updates, and answer questions.

2. Wichita Police Department

WPD Community Policing Officer will present District 4 statistics and crime trends, discuss relevant safety topics, provide department updates, and answer questions.

3. Library

Alford Branch Manager will present updates relevant to District 4, share city-wide department projects information, and answer questions.

Recommended Action: Receive and file.

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Public Agenda

4. Scheduled Items

Recommended Action: Receive and file.

5. Off-Agenda Items

Any individual present that did not request to speak on the Public Agenda prior to the meeting may speak at this time.

Recommended Action: Receive and file.

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New Business

6. Ordinance Creating Chapter 20.12 of the Code of the City of Wichita Pertaining to Retaliatory Evictions

Over the years, the City has received reports of retaliation from housing providers in the rental market. Since August of 2022, the City has met with a number of community stakeholders including the KC Regional Housing Alliance, Rental Owners, Inc., South Central Kansas Realtors, Inc., the Wichita Regional Chamber, and a number of landlords across the City in an effort to garner input, feedback, and recommendations for addressing the situation. State law provides limited remedies to a tenant faced with unlawful retaliation by a landlord. As a result, the proposed ordinance adds to state law on the topic of retaliatory evictions by instituting fines for a conviction based on retaliatory eviction. The ordinance also details what constitutes unlawful retaliation by a landlord in a manner consistent with state law.

Staff Report: <https://www.wichita.gov/Council/DABAgendasMinutes/2023-12-04%20DAB%204%20Ordinance%20Creating%20Chapter%2020.12%20of%20the%20Code%20of%20the%20City%20of%20Wichita%20Pertaining%20to%20Retaliatory%20Evictions%20Ordinance%20Staff%20Report.pdf>

Draft Ordinance: <https://www.wichita.gov/Council/DABAgendasMinutes/2023-12-04%20DAB%204%20Draft%20Ordinance%20Creating%20Chapter%2020.12%20of%20the%20Code%20of%20the%20City%20of%20Wichita%20Pertaining%20to%20Retaliatory%20Evictions%20.pdf>



Recommended Action: It is recommended that the District Advisory Board provide comment on the ordinance.

7. ZON2023-00062

Metropolitan Area Planning Staff will present a zone change request from GC General Commercial District to CBD Central Business District zoning on behalf of Walnut Stevens Tobacco Bldg LLC (Owner) and Baughman Company, P.A. (Agent). The platted properties, which total 0.227 acres in size, are located on the northeast corner of South Walnut Street and West Texas Avenue (110 & 112 South Walnut Street, 926 West Texas Avenue). The proposed use is to redevelop the subject property in a consistent manner with surrounding properties.

ZON2023-00062 Staff Report: <https://www.wichita.gov/Council/DABAgendasMinutes/2023-12-04%20DAB%204%20ZON2023-00062%20MAPC%20Staff%20Report%20.pdf>

Recommended Action: Based upon information available prior to the public hearings, planning staff recommends that the request be **APPROVED**.

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Board Agenda

8. Updates, Issues, and Reports

- a. Reports from Council Member Blubaugh and the DAB on any activities, events, resources, issues/concerns, or opportunities in the neighborhoods, council district, and/or city.
 - a. January 2024 DAB meeting

Recommended Action: Receive and file.

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Adjournment

The January 2024 District 4 Advisory Board meeting will be held TBD. The February District 4 Advisory Board meeting will be held Monday, February 5, 2024, at the Alford Branch Library.

The public also has the option to attend remotely by participating in the meeting via the virtual platform Zoom or watching the meeting live on the [\(4\) Wichita District 4 | Wichita KS | Facebook](#). The [Zoom](#) meeting link, ID, and passcode for the next meeting remains the same and can be found on the first page of this agenda. Visit the [City Council District 4 \(wichita.gov\)](#) for the most up-to-date meeting information.